

LEGAL NOTICE

Notice is hereby given that the Zoning Board of Appeals of the Town of Cornwall, County of Orange, State of New York will hold a Public Hearing at the Town Hall, 183 Main Street, Cornwall, NY on June 17, 2013 at 7:00 P.M. or as soon thereafter as the matter can be heard, on the application of David Zagon & John Eliaskostas relating to properties located at 13 & 15 Orr Hatch Drive, and designated on the tax map as Section 30 Block 1 Lots 17 & 18.

The applicants seek an area variance to Section 158 -12, Part One, SLR District, Use Group B, Columns # 3 and 10 to allow a lot line change between the two non-conforming properties. Lot 18, which already has insufficient lot area, seeks to increase the non-conformancy by transferring 0.048 acres to lot 17. The requested transfer of 0.048 acres to lot 17 will leave lot 18 with a total of 1.366 acres, which is 0.6339 acres short of the 2 acres required by zoning. The requested transfer of lot area will also increase the deficiency of lot 18 with the maximum allowable development coverage, leaving a total lot development coverage of 18.2 %, or 6.2% over the maximum limit.

The Zoning Board will, at the above time and place, hear all persons interested in the application. All written communications should be received by the Board at, or prior to the hearing.

Date: May 17, 2013

By Order of the Zoning Board of Appeals
Town of Cornwall
Lenora Ransom, Chairperson